

MORTGAGE OF REAL ESTATE—Office of Love, Thompson, Arnold & Thomason, Attorneys at Law, Greenville, S. C.

JUN 4 9 56 AM '69

OLLIE FARNSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Leroy A. Shelton & Sara V. Shelton (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto City of Greenville, South Carolina

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Seven Thousand and 00/100 ----- DOLLARS (\$ 7,000.00 ),

with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid: (See Note for interest terms.) PAYABLE on demand with the maker having six months after demand in which to make full payment. This mortgage and the note which it secures is given as a guarantee by the Mortgagors that he will perform, pay and comply with all bonds on which he is surety and filed in the Municipal Court of the Mortgagee. The Mortgagee may at any time it may desire, demand that the Mortgagors promptly pay any or all bonds which they have signed as surety and filed in the Municipal Court of the Mortgagee and can demand payment of this mortgage and the accompanying note but the Mortgagors shall have six (6) months after written demand for payment by the Mortgagee in which to make full and final payment of the note and mortgage and any payment made under same shall cause a reduction in the amount of the aggregate bonds on file in said Municipal

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, known and designated as Lot 18 and 19 on a plat of Carver Court made by Piedmont Engineering Surveys, March, 1955, and recorded in the R.M.C. Office for Greenville County in Plat Book II, page 107, less, however, a small strip on the northeastern side of Lot 18 heretofore conveyed and having according to said plat the following metes and bounds, to-wit:

MAJOR PORTION OF LOT NO. 18. BEGINNING at an iron pin on the eastern side of Elder Street, joint front corners of Lots 18 and 19 and running thence along the line of Lot 19 s. 60-15 e. 110 feet to an iron pin; thence n. 52-31 e. 38.5 feet to an iron pin, corner of property heretofore conveyed to Harold H. Martin; thence along the line of the Martin property n. 60-24 w. 140.8 feet to an iron pin on Elder Street; thence along Elder Street s. 17-3/4 w. 63.5 feet to the beginning corner. The parcel of land above described constitutes all of Lot 18 less a small strip on the northeastern side of said lot heretofore on January 13, 1956, conveyed to Harold H. Martin by deed recorded in Deed Book 544, page 187.

LOT NO. 19. BEGINNING at an iron pin on the eastern side of Elder Street, joint front corners of Lots 18 and 19 and running thence along Elder Street s. 7-40 w. 101 feet to an iron pin; thence continuing along Elder Street s. 19-30 w. 113.7 feet to an iron pin; thence n. 41-49 e. 162.2 feet to an iron pin; thence n. 52-31 e. 50 feet to an iron pin, corner of Lot 18; thence along the line of Lot 18 n. 60-15 w. 110 feet to the beginning corner.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

\*\*Court. Mortgagee shall have the right to determine which bonds so filed shall be evidenced under payment of this note and mortgage.